

Commercial and Industrial Buildings,
240-250 West First Street
Dubuque
Dubuque County
Iowa

HABS No. IA-160-BS

HABS
IOWA,
31-DUBU,
13-BS-

**PHOTOGRAPHS
HISTORICAL AND DESCRIPTIVE DATA**

Historic American Buildings Survey
Department of the Interior
National Park Service
Rocky Mountain Regional Office
P.O. Box 25287
Denver Colorado 80225

240-250 First Street

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31 - DUBU,
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Site Location: 240-250 First Street
Dubuque, Dubuque County, Iowa
OOT designation: Resource Site No. 5.3
Cadastral grid : SE1/4 NE1/4 S25 T89N R2E
USGS quadrangle: Dubuque South Iowa 7.5'
UTM coordinates: 15.691900.4707110
Lot dimensions : 74'x 100': .17 acre
 40'x 51': .05 acre
Lot description: City Lots 564 and 565
Present Owner: Frank and Genevieve Thompson
Present Usage: retail food market
Present Condition : good

Overall Dimensions: 2-story original section: 45'x 74';
 rear additions: 46'x 57'

Orientation : north
Architectural Plan type : 2-story rectangle with offset rear additions.
Description : Foundation: (below grade)
Structure : wood frame with brick masonry bearing walls.
Ext. walls: common red brick laid in running bond (stuccoed
 on front).
Roof : flat composition roof with brick parapet walls.
Chimneys : all original integral exterior chimneys
 removed.
Openings : painted wood 1/1 double-hung windows with seg-
 mental brick arch heads and lug sills on 2nd
 floor front; fixed-sash storefront with alum-
 inum frames and structural glass surrounds on
 1st floor front.
Details : corbeled brick and stone block courses on para-
 pets.

Construction Date : c.1857

Architecture Style: 19th Century Functional

Physical History : From as early as 1857 - the year of Dubuque's first city directory - this two-story commercial block has been occupied by small scale retail merchants. Located on the corner of First and Locust streets, it was organized as a series of four 18' wide retail spaces facing 1st street, with second floor apartments above. Its 19th century occupants were largely retail grocers (Haley and Barry [1857], John Lucas [1857, 1865], Hugh Treanor [1858, 1859], Flynn and O'Brien [1859, 1861], Joseph Broinlette [1868], James Mulligan [1873] and Richard Cody [1890, 1891]) and saloon keepers (Michael Clary [1859], W.J. Duggan [1873], W. Wallace [1873], M.R. Finn [1875-1886], Michael Lyon

[1884-1886] and Joseph Lowry [1891]. Before 1897 Frank M. Van Valkenburg and James McEvoy occupied the entire building with a hardware store and sheet metal shop. Van Valkenburg and McEvoy - and later Van Valkenburg by himself - operated the business here until the mid-1920s. Melvin Van Valkenburg (relationship unknown) maintained a sheet metal shop in the building until the late 1930s. After that the structure has been occupied by a number of small businesses, including: Walsh Tent and Awning Company, Dubuque Used Furniture Company, the G&G Tavern, Ace Radio Service and the Happy Hour Tavern. Since 1951 Thompson's Food Market has sold groceries from the building. Over this extended occupation, the structure has undergone several alterations. These include stuccoing of the facade brick, construction of at least two extensive concrete block additions on the rear and replacement of the first-floor storefronts.

Significance: Though greatly altered, this building is significant as one of the earlier commercial structures in Dubuque's central business district. It is representative of Dubuque's architecture and commerce of the period.

References: Dubuque City Directories: 1857 - 1970.
Sanborn Insurance Maps: 1879, 1884, 1891, 1909, 1972.
Iowa State Gazetteer and Business Directory: 1882-1923.
Dubuque County Assessment Record: 3-17-16-2.
Iowa Department of Transportation, "Draft Environmental Impact Statement - Cultural Resources Assessment."

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